

State Use 101
Print Date 12/12/2022 1:01:52 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
TORRES JANESEA MARIE 105 MELWOOD AV EAST LONGMEADOW MA 01028 GIS ID F_377697_2850723												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		203100		203,100											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		110900		110,900											
												RESIDNTL.		101		11700		11,700											
				SUPPLEMENTAL DATA																									
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#								Total		325,700		325,700													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
TORRES JANESEA MARIE MAZZA THOMAS J CLOUTIER PAUL G +, MILLER				21663 0322		05-01-2017		Q		I		280,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				16489 0598		02-05-2007		U		I		275,000		2022		101		180,400		2021		101		172,800					
				06302 0538		11-26-1986		U		I		147,000				101		100,500				101		93,200					
				03824 0457		07-25-1973		U		I		0				101		11,700				101		11,700					
				Total		0.00										Total		292,600		Total		277,700		Total		273,100			
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description			Amount		Code	Description			YEAR		Amount		Comm Int														
				Total		0.00																							
ASSESSING NEIGHBORHOOD																													
Nbhd			Nbhd Name						Tracing			Batch																	
0001									101			MA																	
NOTES																													
												Appraised BLDG. Value (Card)										203,100							
												Appraised Xf (B) Value (Bldg)										0							
												Appraised Ob (B) Value (Bldg)										11,700							
												Appraised Land Value (Bldg)										110,900							
												Special Land Value										0							
												Total Appraised Parcel Value										325,700							
												Valuation Method										C							
												Adjustment																	
												Net Total Appraised Parcel Value										325,700							
BUILDING PERMIT RECORD												VISIT / CHANGE HISTORY																	
Permit Id		Issue Date		Type		Description		Amount		Insp Date		% Comp		Date Comp		Comments		Date		Type		Is		Id		Cd		Purpose/Result	
181		06-01-1988		MN		Manual Note		15,300								POOL I		09-09-2016						317		2		MEASURED	
																		04-19-2004						318		14		INSPECTED	
																		04-01-2004						AO		22		MAILER SENT	
																		02-20-2004						311		2		MEASURED	
																		07-01-1991						131		3		MEAS+INSPCTD	
																		12-13-1988						150		15		PERMIT VISIT	
																		04-29-1980						500		3		MEAS+INSPCTD	
LAND LINE VALUATION SECTION																													
B	Use Co	Description		Zone	D	Fronta	Depth	Land Units		Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes		Special Pricing			Size A	Adj Unit Pric	Land Value					
1	101	ONE FAM		RB				33,293	SF	3.33	1.000	5	LAND	1.00	MA	1.00				0		1.000	3.33	110,900					
Total Card Land Units								0.76	AC	Parcel Total Land Area: 0.76								Total Land Value										110,900	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		108.37
Interior Floor 1	3	HARDWOOD	RCN		282,051
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1973
Heat Type	1	FORCED H/A	Effective Year Built		1993
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		28
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		72
Extra Kitchens	0		RCNLD		203,100
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
11	POOL I-V	OB	Outbuildi	L	648	29.00	1988	60	0.00	AV	A	1.00	11,300
02	SHED/FR			L	80	7.48	1988	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,124		24.11	27,097
EFB	ENCL PORCH	0	140		60.22	8,430
FFL	1ST FLOOR	1,124	1,124		120.43	135,365
SFL	2ND FLOOR	850	850		120.43	102,367
WDK	WOOD DECK	0	366		24.02	8,792
Ttl Gross Liv / Lease Area		1,974	3,604			282,051

